

A DECLARATORY RESOLUTION designating an  
"Economic Revitalization Area" under I.C. 6-  
1.1-12.1 for property commonly known as Lot  
#33, Centennial Industrial Park, Fort Wayne,  
Indiana 46808. (Tec-Hackett, Inc.)

WHEREAS, Petitioner has duly filed its petition dated March  
10, 1994 to have the following described property designated and  
declared an "Economic Revitalization Area" under Section 153.02  
of the Municipal Code of the City of Fort Wayne, Indiana, of  
1993, as amended, and I.C. 6-1.1-12.1, to wit:

Attached hereto as "Exhibit A" as if a part herein;

and

WHEREAS, said project will create two permanent jobs for a  
total additional annual payroll of \$44,000.00, with the average  
new annual job salary being \$22,000.00; and

WHEREAS, the total estimated project cost is \$700,000.00;

and

WHEREAS, it appears the said petition should be processed to  
final determination in accordance with the provisions of said  
Division 6.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE  
CITY OF FORT WAYNE, INDIANA:

SECTION 1. That, subject to the requirements of Section 6,  
below, the property hereinabove described is hereby designated  
and declared an "Economic Revitalization Area" under I.C. 6-1.1-  
12.1. Said designation shall begin on the effective date of the  
Confirming Resolution referred to in Section 6 of this Resolution  
and shall continue for one (1) year(s) thereafter. Said  
designation shall terminate at the end of that one (1) year  
period.

SECTION 2. That, upon adoption of the Resolution:

- 1 (a) Said Resolution shall be filed with the Allen County  
2 Assessor;
- 3 (b) Said Resolution shall be referred to the Committee on  
4 Finance and shall also be referred to the Department of  
5 Economic Development requesting a recommendation from  
6 said department concerning the advisability of  
7 designating the above designated area an "Economic  
8 Revitalization Area";
- 9 (c) Common Council shall publish notice in accordance with  
10 I.C. 6-1.1-12.1-2.5 and I.C. 5-3-1 of the adoption and  
11 substance of this resolution and setting this  
12 designation as an "Economic Revitalization Area" for  
13 public hearing;
- 14 (d) If this Resolution involves an area that has already  
15 been designated an allocation area under I.C. 36-7-14-  
16 39, then the Resolution shall be referred to the Fort  
17 Wayne Redevelopment Commission and said designation as  
18 an "Economic Revitalization Area" shall not be finally  
19 approved unless said Commission adopts a Resolution  
20 approving the petition.

21 **SECTION 3.** That, said designation of the hereinabove  
22 described property as an "Economic Revitalization Area" shall  
23 apply to a deduction of the assessed value of real estate.

24 **SECTION 4.** That, the estimate of the number of individuals  
25 that will be employed or whose employment will be retained and  
26 the estimate of the annual salaries of those individuals and the  
27 estimate of the value of redevelopment or rehabilitation, all  
28 contained in Petitioner's Statement of Benefits, are reasonable  
29 and are benefits that can be reasonably expected to result from  
30 the proposed described redevelopment or rehabilitation.

31 **SECTION 5.** That, the current year approximate tax rates for  
32 taxing units within the City would be:



- 1 (a) If the proposed development does not occur, the  
2 approximate current year tax rates for this site would  
3 be \$8.9176/\$100.  
4 (b) If the proposed development does occur and no deduction  
5 is granted, the approximate current year tax rate for  
6 the site would be \$8.9176/\$100 (the change would be  
7 negligible).  
8 (c) If the proposed development occurs and a deduction  
9 percentage of fifty percent (50%) is assumed, the  
10 approximate current year tax rate for the site would be  
11 \$8.9176/\$100 (the change would be negligible).

12 **SECTION 6.** That, this Resolution shall be subject to being  
13 confirmed, modified and confirmed, or rescinded after public  
14 hearing and receipt by Common Council of the above described  
15 recommendations and resolution, if applicable.

16 **SECTION 7.** Pursuant to I.C. 6-1.1-12.1, it is hereby  
17 determined that the deduction from the assessed value of the real  
18 property shall be for a period of ten (10) years.

19 **SECTION 8.** That, the benefits described in the Petitioner's  
20 Statement of Benefits can be reasonably expected to result from  
21 the project and are sufficient to justify the applicable  
22 deductions.

23 **SECTION 9.** That, this Resolution shall be in full force and  
24 effect from and after its passage and any and all necessary  
25 approval by the Mayor.

26 Clitus R Edmonds  
27 Member of Council

28  
29 APPROVED AS TO FORM AND LEGALITY

30  
31 J. Timothy McCaulay  
32 J. Timothy McCaulay, City Attorney

# Exhibit A

## CERTIFICATE OF SURVEY

OFFICE OF:

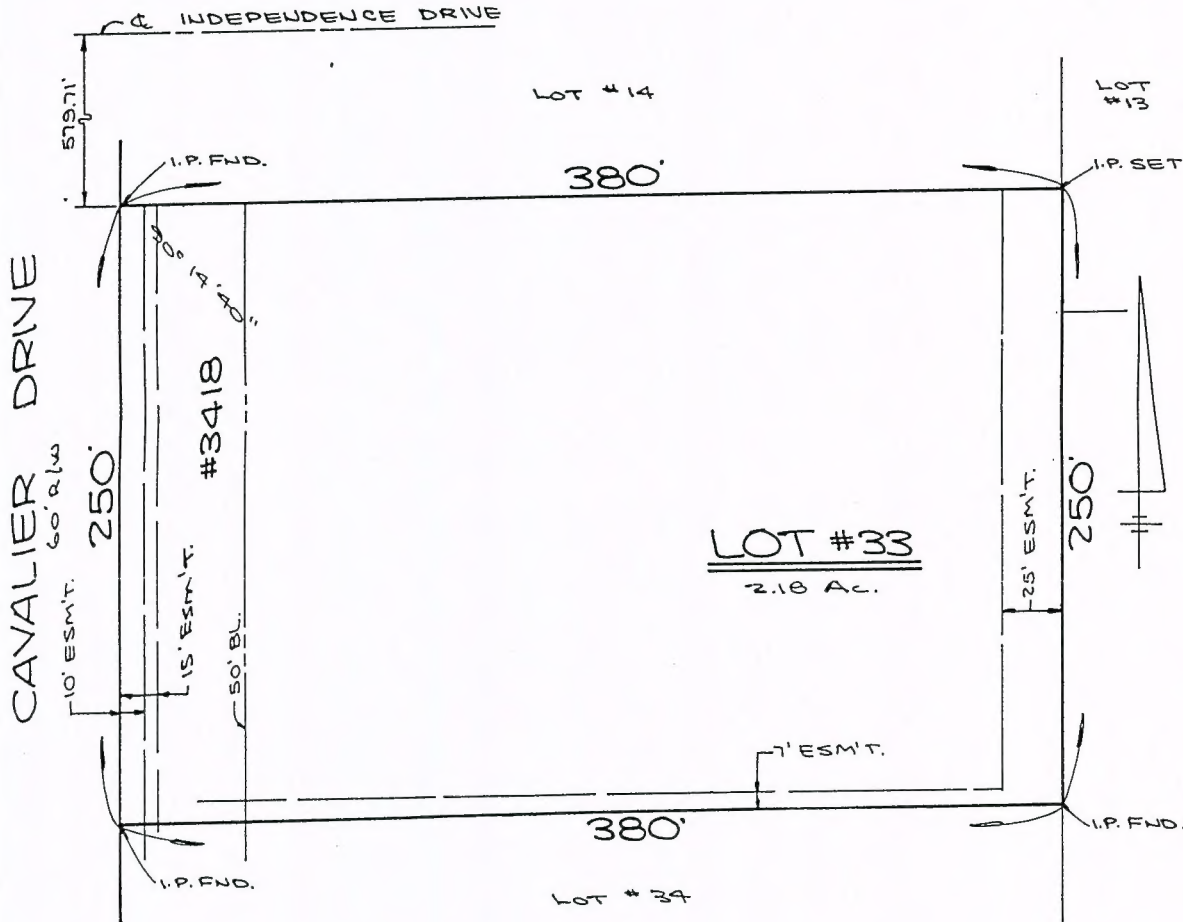
DONOVAN ENGINEERING

JOHN R. DONOVAN P.E. No. 9173 P.L.S. No. 9921 INDIANA  
FRANCIS X. MUELLER P.L.S. No. S0193 INDIANA  
GREGORY L. ROBERTS P.L.S. No. S0548 INDIANA  
FORT WAYNE, INDIANA

The undersigned Civil Engineer and Land Surveyor hereby certifies that he has made a resurvey of the real estate shown and described below.

Measurements were made and corners perpetuated as shown hereon, in accordance with the true and established lines of the property described, and in conformity with the records in the office of the County Recorder, ALLEN County, Indiana. No encroachments existed, except as noted below.

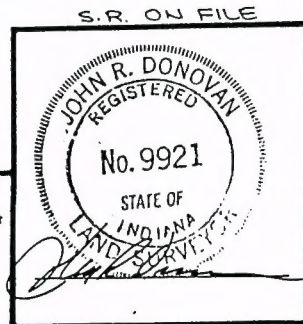
The description of the real estate is as follows, to wit: Lot Numbered 33 in Centennial Industrial Park, Section VI, as recorded in the plat thereof in the Office of the Recorder of Allen County, Indiana.



NOTE: According to the Flood Insurance Rate Map (FIRM) number 18003C0260 D, dated Sept. 28, 1990, the herein described real estate is located in Zone "X", and is not in a flood hazard area.

JOB FOR: CENTENNIAL DEV. CORP. -  
TEC-HACKETT, INC.

1" = 60'  
2-22-94



K.



RESOLUTION 94-14

RESOLUTION OF THE FORT WAYNE REDEVELOPMENT COMMISSION, GOVERNING BODY OF THE CITY OF FORT WAYNE, DEPARTMENT OF REDEVELOPMENT ALLOWING THE DESIGNATION OF PROPERTY AS AN ECONOMIC REVITALIZATION AREA FOR TEC-HACKETT, INC

WHEREAS, the staff of the Fort Wayne Redevelopment Commission has reviewed an application for Tec-Hackett, Inc., to declare the following described property as an Economic Revitalization Area, to wit:

Lot 33, Centennial Industrial Park

WHEREAS, the above-described property is located within the Centennial Park Urban Renewal Project; and,

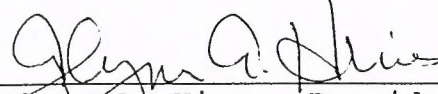
WHEREAS, State law requires that the Redevelopment Commission allow or disapprove properties located within an urban renewal area being designated as Economic Revitalization Areas; and,

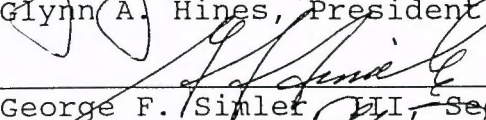
WHEREAS, staff has reviewed the Economic Revitalization Area Designation request and supporting documents and recommend the designation be approved.

NOW, THEREFORE, BE IT RESOLVED by the Fort Wayne Redevelopment Commission, Governing Body of the City of Fort Wayne, Department of Redevelopment that:

1. The Commission hereby allows Tec-Hackett, Inc., to seek designation in the Centennial Park Urban Renewal Project, as an Economic Revitalization Area.
2. That said designation of the above-described property as an Economic Revitalization Area shall apply to a deduction of the increased assessed value of real estate.
3. That said designation shall begin upon the effective date of Common Council approval and shall continue for one (1) year thereafter. Said designation shall terminate at the end of that one-year period.
4. The Fort Wayne Redevelopment Commission hereby approves a ten (10) year deduction from the increased assessed value of real property.
5. That this Resolution shall be in full force and effect from and after its passage by the Fort Wayne Redevelopment Commission.

FORT WAYNE REDEVELOPMENT COMMISSION

  
Glynn A. Hines, President

  
George F. Simler III, Secretary

ADOPTED: April 18, 1994

Read the first time in full and on motion by \_\_\_\_\_, seconded by \_\_\_\_\_, and duly adopted, read the second time by \_\_\_\_\_ title and referred to the Committee on \_\_\_\_\_ (and the City Plan Commission for recommendation) and Public Hearing to be held after due legal notice, at the Common Council Conference Room 128, City-County Building, Fort Wayne, Indiana, on \_\_\_\_\_, the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., E.S.T.

DATED: \_\_\_\_\_

SANDRA E. KENNEDY, CITY CLERK

Read the third time in full and on motion by Emonds, seconded by \_\_\_\_\_, and duly adopted, placed on its passage. PASSED ~~LOST~~ by the following vote:

	AYES	NAYS	ABSTAINED	ABSENT
TOTAL VOTES	<u>5</u>	<u>1</u>		<u>3</u>
BRADBURY		<u>✓</u>		
EDMONDS	<u>✓</u>			
GiaQUINTA				<u>✓</u>
HENRY				<u>✓</u>
LONG				<u>✓</u>
LUNSEY	<u>✓</u>			
RAVINE	<u>✓</u>			
SCHMIDT	<u>✓</u>			
TALARICO	<u>✓</u>			

DATED: \_\_\_\_\_

4-26-94

Sandra E. Kennedy

SANDRA E. KENNEDY, CITY CLERK

Nadyla Esleroff, Deputy Clerk

Passed and adopted by the Common Council of the City of Fort Wayne,

Indiana, as (ANNEXATION) (APPROPRIATION) (GENERAL)

(SPECIAL) (ZONING) ORDINANCE RESOLUTION NO. R-19-94

on the 26th day of April, 1994

ATTEST:

(SEAL)

Sandra E. Kennedy

Don J. Schmitter

SANDRA E. KENNEDY, CITY CLERK

PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 27th day of April, 1994, at the hour of 3:00 o'clock P. M., E.S.T.

Sandra E. Kennedy

SANDRA E. KENNEDY, CITY CLERK

Nadyla Esleroff, Deputy Clerk

Approved and signed by me this 22 day of May,

1994, at the hour of 9:45 o'clock P.A. M., E.S.T.

PAUL HELMKE

PAUL HELMKE, MAYOR



## FOR USE OF THE DESIGNATING BODY

We have reviewed our prior actions relating to the designation of this economic revitalization area and find that the applicant meets the general standards adopted in the resolution previously approved by this body. Said resolution, passed under IC 6-1.1-12.1-2.5, provides for the following limitations as authorized under IC 6-1.1-12.1-2.

- A. The designated area has been limited to a period of time not to exceed \_\_\_\_\_ calendar years \* (see below). The date this designation expires is \_\_\_\_\_.
- B. The type of deduction that is allowed in the designated area is limited to:
1. Redevelopment or rehabilitation of real estate improvements; ☐ Yes ☐ No
  2. Installation of new manufacturing equipment; ☐ Yes ☐ No
  3. Residentially distressed areas ☐ Yes ☐ No
- C. The amount of deduction applicable for new manufacturing equipment installed and first claimed eligible for deduction after July 1, 1987, is limited to \$ \_\_\_\_\_ cost with an assessed value of \$ \_\_\_\_\_.
- D. The amount of deduction applicable to redevelopment or rehabilitation in an area designated after September 1, 1988 is limited to \$ \_\_\_\_\_ cost with an assessed value of \$ \_\_\_\_\_.
- E. Other limitations or conditions (specify) \_\_\_\_\_
- F. The deduction for new manufacturing equipment installed and first claimed eligible for deduction after July 1, 1991 is allowed for:
- ☐ 5 years ☐ 10 years

Also we have reviewed the information contained in the statement of benefits and find that the estimates and expectations are reasonable and have determined that the totality of benefits is sufficient to justify the deduction described above.

Approved: (signature and title of authorized member) <i>Don J. Schmidt</i> <i>City Clerk</i>	Telephone number (219) 427-1208	Date signed (month, day, year) 4-26-94
Attested by: <i>Andrea E. Kennedy</i>	Designated body <i>Carmel Council</i>	

\* If the designating body limits the time period during which an area is an economic revitalization area, it does not limit the length of time a taxpayer is entitled to receive a deduction to a number of years designated under IC 6-1.1-12.1-4 or 4.5 Namely: (see tables below)

NEW MANUFACTURING EQUIPMENT		
For Deductions Allowed Over A Period Of:		
Year of Deduction	Five (5) Year Percentage	Ten (10) Year Percentage
1st	100%	100%
2nd	95%	95%
3rd	80%	90%
4th	65%	85%
5th	50%	80%
6th		70%
7th		55%
8th		40%
9th		30%
10th		25%

REDEVELOPMENT OR REHABILITATION OF REAL PROPERTY IMPROVEMENT			
For Deductions Allowed Over A Period Of:			
Year of Deduction	Three (3) Year Deduction	Six (6) Year Deduction	Ten (10) Year Deduction
1st	100%	100%	100%
2nd	66%	85%	95%
3rd	33%	66%	80%
4th		50%	65%
5th		34%	50%
6th		17%	40%
7th			30%
8th			20%
9th			10%
10th			5%

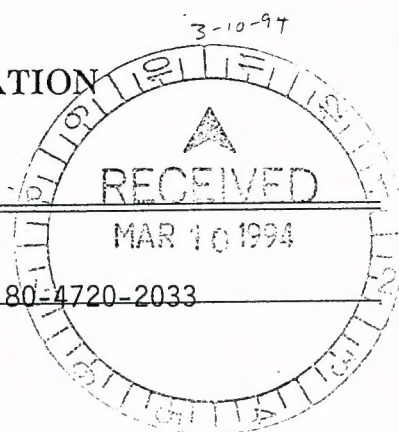


FOR STAFF USE ONLY:

Declaratory Passed 19 94  
 Confirmatory Passed 19 94  
24 FT Jobs Currently  
2 PT Jobs Currently  
 \$ \_\_\_\_\_ Current Average Annual Salary

2 FT Jobs to be Created  
1 PT Jobs to be Created  
 \$ \_\_\_\_\_ Avg Annual Salary of all New Jobs  
24 FT Jobs to be Retained  
2 PT Jobs to be Retained  
 \$ 31,209 Avg Annual Salary of all Retained Jobs

ECONOMIC REVITALIZATION AREA APPLICATION  
 CITY OF FORT WAYNE, INDIANA



APPLICATION IS FOR:

Real estate key no.: 80-4720-2033

(Check appropriate box(es) below)

☒ Real Estate Improvements . . . . . Total cost of improvements: \$700,000.00

☐ Personal Property (New Manufacturing Equipment) . . . Total cost of improvements: \_\_\_\_\_

TOTAL OF ABOVE IMPROVEMENTS: \$700,000.00

GENERAL INFORMATION:

Applicant's name: Edward C. Hughes, III Telephone: 219-242-5504

Name of applicant's business: Tec-Hackett, Inc.

Address of applicant: 120 W. Superior Street Fort Wayne, Inc. 46802

Address of property to be designated: Lot #33, (Cavalier Dr.) Centennial Industrial Park, Fort Wayne, In

Name of business to be designated, if applicable: Tec-Hackett, Inc.

Contact person:

Name: Edward C. Hughes, III Telephone: 219-424-5504

Address: 120 W. Superior Street, Fort Wayne, In 46802

☐ Yes ☒ No Do you plan to request state or local assistance to finance public improvements?

☐ Yes ☒ No Will the proposed project have any adverse environmental impact?

Describe: \_\_\_\_\_

Describe the product or service to be produced or offered at the project site?

Fluid power distributor- sales and warehousing with some light assembly.

In order to be considered an Economic Revitalization Area, Indiana Law requires that the area be undesirable of normal development. What evidence can be provided that the property on which the project is located has become undesirable for, or impossible of, normal development and occupancy because of age, lack of development, cessation of growth, deterioration of improvements or character of occupancy, obsolescence, substandard buildings or other factors which have impaired values or prevent a normal development of property or use of property or is an area where a facility or a group of facilities that are technologically, economically, or energy obsolete are located and where the obsolescence may lead to a decline in employment and tax revenues?

Centennial Industrial park is classified as an Economic Revitalization area. A new  
18,000 sq. ft. structure will be constructed at this location. Tec-Hackett received

an EDC in 1980 to purchase the building at 120 W. Superior. At that time, Tec-Hackett had 14  
employees in Fort Wayne. Today, there are 21 employees. After moving into the building in tr  
Centennial Park, 2 full-time and 1 part-time person should be added within 12 to 18 months  
as T-H Inc. continues to expand.



## REAL ESTATE ABATEMENT

Complete this section of the application only if requesting a deduction from assessed value for real estate improvements.

Describe any structure(s) that is/are currently on the property: No structure on lot

Describe the condition of the structure(s) listed above: =

Describe improvements to be made to property to be designated: New 18,750 sq. ft pre-engineered structure to be constructed.

Start and stop dates for project: Approx. April 1, 1994 - September, 1994

Current land assessment: \$ 6330.00 Current improvements assessment: \$

Current total real estate assessment: \$

Most recent annual property tax bill on property to be designated: \$

What is the anticipated first year tax savings attributable to this designation? \$ 16,640

How will you use these tax savings? To hire an additional employee

## PERSONAL PROPERTY ABATEMENT

Complete this section of the application only if you are requesting a deduction from assessed value for installation of new manufacturing equipment.

Describe the new manufacturing equipment to be installed at the project site:

Equipment purchase start & stop dates:  Equipment installation start and stop dates:

Current personal property assessment: \$  Most recent annual personal property tax bill: \$

What is the anticipated first year tax savings attributable to this designation? \$  How will you use these tax savings?

## PUBLIC BENEFIT INFORMATION

Permanent full-time and part-time employment by the applicant in Fort Wayne?

Current: 24 Full-time 2 Part-time Average annual salary of all: \$ 39,209

Current annual area payroll: \$ ~~1,019,458~~ 528,000.00

Number of permanent full-time and part-time employees to be created or retained as a result of this project?

Created: 2 Full-time 1 Part-time Average annual salary of all: \$ 16,000

Retained: 24 Full-time 2 Part-time Average annual salary of all: \$ 39,209

When do you anticipate reaching the above levels of employment? Sometime in '95

Additional annual area payroll as a result of this project: \$ 50,000.00

Types of jobs to be created as a result of this project? Secretarial, warehouse person, assembly person.

Annual salaries of all jobs to be created/retained from this project? 16,000 22,000  
High \$ <sup>30,000</sup>1,070,500.00 Low \$ ~~1,019,458.00~~ Average \$ ~~1,044,500.00~~



Check the boxes below if the jobs to be created will provide the listed benefits:

☒ Pension Plan

☒ Tuition Reimbursement

☒ Major Medical Plan

☒ Life Insurance

☒ Disability Insurance

List any benefits not mentioned above:

Will your company use any of the following employment and training agencies to recruit/train new employees? If so, please check the appropriate boxes:

☐ Anthony Wayne Services

☐ Benito Juarez Center

☐ Catholic Charities of Fort Wayne

☐ Community Action of Northeast Indiana, Inc.

☐ Fort Wayne Rescue Mission

☐ Fort Wayne Urban League, Inc.

☐ Fort Wayne Womens Bureau

☐ Indiana Department of Commerce

☐ Indiana Department of Public Welfare

☐ Indiana Dept of Employment & Training Services

☐ Indiana Institute of Technology

☐ Indiana Purdue University at Fort Wayne

☐ Indiana Vocational Rehabilitation Services

☐ IVY Tech

☐ JobWorks

☐ Lutheran Social Services, Inc.

☐ Wayne Township Trustee

## EXHIBITS

The following exhibits must be attached to the application.

1. Full legal description of property. (Property tax bill legal descriptions are not sufficient.)
2. Check for application fee made payable to the City of Fort Wayne.

<u>Project Cost</u>	<u>Fee</u>
\$0 to 250,000	\$ 500
\$250,001 to 1,000,000	\$ 700
\$1,000,001 and over	\$1,000

3. Owner's Certificate (if applicant is not the owner of property to be designated).

I hereby certify that the information and representation on this application and attached exhibits are true and complete and that no building permit has been issued for construction of improvements, nor has any manufacturing equipment which is a part of this application been purchased and installed as of the date of filing of this application.

Edward C Hughes III

Signature of Applicant

3/7/94

Date



# CERTIFICATE OF SURVEY

OFFICE OF:

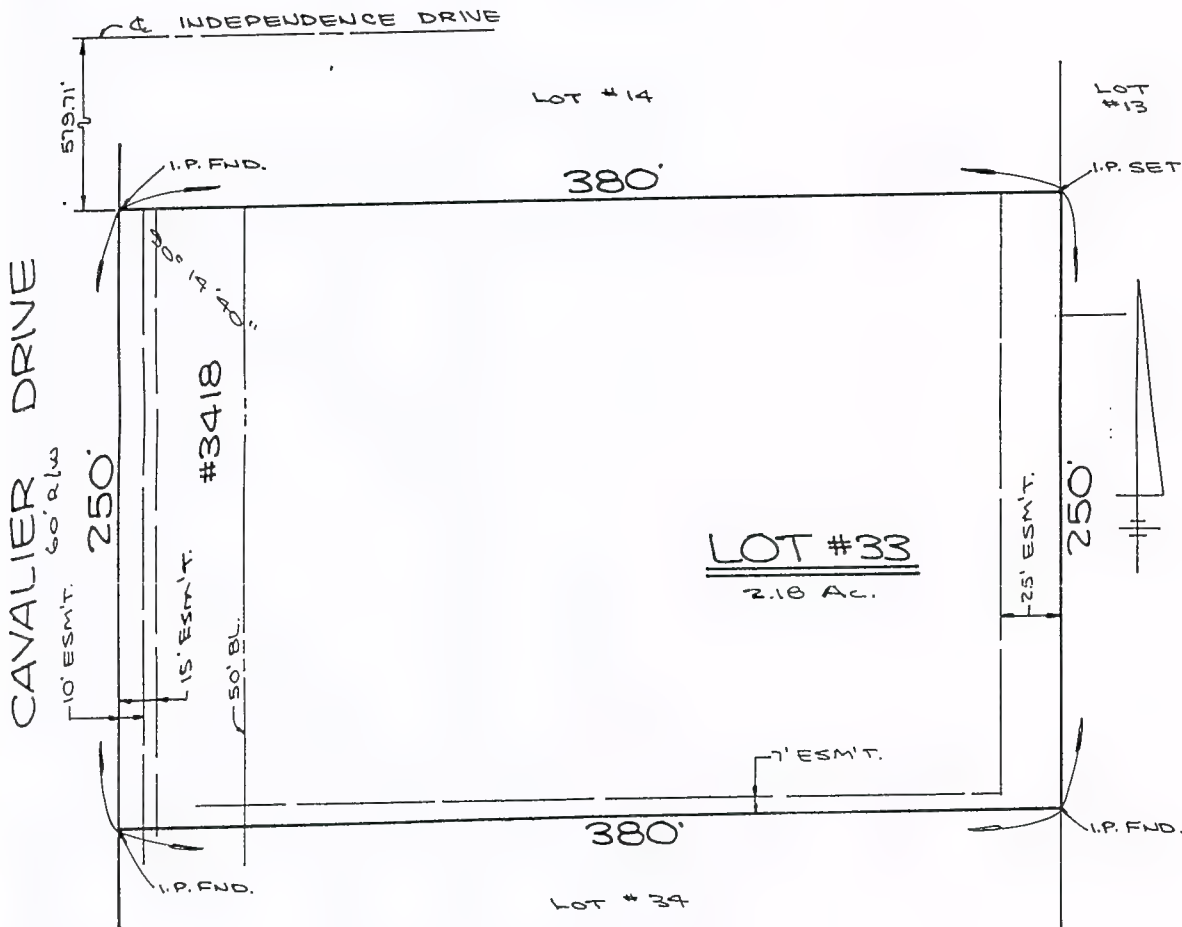
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GREGORY L. ROBERTS P.L.S. No. S0548 INDIANA  
FORT WAYNE, INDIANA

The undersigned Civil Engineer and Land Surveyor hereby certifies that he has made a resurvey of the real estate shown and described below.

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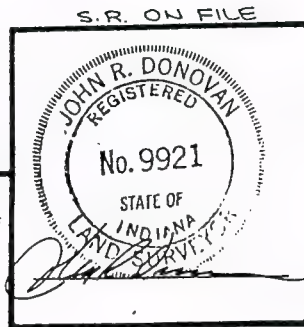
The description of the real estate is as follows, to wit: Lot Numbered 33 in Centennial Industrial Park, Section VI, as recorded in the plat thereof in the Office of the Recorder of Allen County, Indiana.



NOTE: According to the Flood Insurance Rate Map (FIRM) number 18003C0260 D, dated Sept. 28, 1990, the herein described real estate is located in Zone "X", and is not in a flood hazard area.

JOB FOR: CENTENNIAL DEV. CORP. -  
TEC-HACKETT, INC.

1" = 60'  
2-22-94



K.





# STATEMENT OF BENEFITS

State Form 27167 (R3 / 11-91)

Form SB - 1 is prescribed by the State Board of Tax Commissioners, 1989

The records in this series are CONFIDENTIAL according to IC 6-1.1-35-9

FORM  
SB - 1

## INSTRUCTIONS:

1. This statement must be submitted to the body designating the economic revitalization area prior to the public hearing if the designating body requires information from the applicant in making its decision about whether to designate an Economic Revitalization Area. Otherwise this statement must be submitted to the designating body **BEFORE** a person installs the new manufacturing equipment, or **BEFORE** the redevelopment or rehabilitation of real property for which the person wishes to claim a deduction. A statement of benefits is not required if the area was designated an ERA prior to July 1, 1987 and the "project" was planned and committed to by the applicant, and approved by the designating body, prior to that date. "Projects" planned or committed to after July 1, 1987 and areas designated after July 1, 1987 require a STATEMENT OF BENEFITS. (IC 6-1.1-12.1)
2. Approval of the designating body (City Council, Town Board, County Council, etc.) must be obtained prior to initiation of the redevelopment or rehabilitation, or prior to installation of the new manufacturing equipment, **BEFORE** a deduction may be approved.
3. To obtain a deduction, Form 322 ERA, Real Estate Improvements and / or Form 322 ERA / PP, New Machinery, must be filed with the county auditor. With respect to real property, Form 322 ERA must be filed by the later of: (1) May 10; or (2) thirty (30) days after a notice of increase in real property assessment is received from the township assessor. Form 322 ERA / PP must be filed between March 1 and May 15 of the assessment year in which new manufacturing equipment is installed, unless a filing extension has been obtained. A person who obtains a filing extension must file the form between March 1 and June 14 of that year.
4. Property owners whose Statement of Benefits was approved after July 1, 1991 must submit Form CF - 1 annually to show compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)

SECTION 1 TAXPAYER INFORMATION	
Name of taxpayer <b>TEC-HACKETT, INC.</b>	
Address of taxpayer (street and number, city, state and ZIP code) <b>120 W. Superior St., Ft. Wayne In 46802</b>	
Name of contact person <b>Edward C. Hughes, III</b>	Telephone number <b>(219) 424-5504</b>

SECTION 2 LOCATION AND DESCRIPTION OF PROPOSED PROJECT		
Name of designating body		Resolution number
Location of property <b>Lot #33, Cavalier Dr. Centennial Ind Pk</b>	County <b>Allen</b>	Taxing district <b>Washington Twnship</b>
Description of real property improvements and / or new manufacturing equipment to be acquired (use additional sheets if necessary) <b>125' X 150" New Structure</b>		Estimated starting date <b>4-1-94</b>
		Estimated completion date <b>9-1-94</b>

SECTION 3 ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED PROJECT					
Current number <b>24 full time</b> <b>2 part-time</b>	Salaries <b>528,000.00</b> <b>1,019,458</b>	Number retained <b>24 full-time</b> <b>2 part-time</b>	Salaries <b>528,000</b> <b>\$ 39,200</b>	Number additional <b>2 full-time</b> <b>1 part-time</b>	Salaries <b>44,000</b> <b>16,000</b>

SECTION 4 ESTIMATED TOTAL COST AND VALUE OF PROPOSED PROJECT				
	Real Estate Improvements		Machinery	
	Cost	Assessed Value	Cost	Assessed Value
Current values				
Plus estimated values of proposed project	<b>\$ 600,000.00</b>			
Less values of any property being replaced	<b>219,000.00</b>			
Net estimated values upon completion of project	<b>381,000.00</b>			

SECTION 5 OTHER BENEFITS PROMISED BY THE TAXPAYER

SECTION 6 TAXPAYER CERTIFICATION		
I hereby certify that the representations in this statement are true.		
Signature of authorized representative <b>Edward C Hughes III</b>	Title <b>Treas</b>	Date signed (month, day, year) <b>3/7/94</b>





## MEMORANDUM

---

TO: Common Council Members

FROM: Trisha Gensic *JS*  
Senior Business Development Specialist, Department of Economic Development

DATE: April 20, 1994

SUBJECT: Real Property Tax Abatement Application dated March 10, 1994 for Tec-Hackett, Inc.  
Address: Lot #33, (Cavalier Dr.) Centennial Industrial Park, Fort Wayne, Indiana

### Background

*Q-94-04-30*

**Description of Product or Service Provided by Company:** Tec-Hackett, Inc. is a fluid power distributor - sales and warehousing facility with some light assembly.

**Description of Project:** Tec-Hackett, Inc. would like to construct a new 18,750 sq. ft. pre-engineered facility. in order to stay competitive.

Average Annual Wage:	\$22,000	Total Project Cost:	\$700,000.00
Number of Full Time Jobs to be Created:	2	Councilmanic District:	3rd
Number of Part Time Jobs to be Created:	1	Existing Zoning of Site:	M-2

### **Project is Located Within a:**

Designated Downtown Area:	Yes__ No <u>x</u>	Redevelopment Area:	Yes <u>x</u> No__
Urban Enterprise Area:	Yes__ No <u>x</u>	Platted Industrial Park:	Yes <u>x</u> No__

### Effect of Passage of Tax Abatement

Will allow for the creation of 2 full-time positions.

### Effect of Non-Passage of Tax Abatement

Project will not take place, resulting in permanent positions not being created in the community.

### Staff Recommendation

Per the established policy of the Department of Economic Development, the following recommendations are made:

1. Designation as an "Economic Revitalization Area" should be granted.
2. Designation should be limited to a term of one year.
3. The period of deduction should be limited to ten years.

Signed: Karen A. Lee Title Economic Development Specialist

Comments

DIRECTOR: Elizabeth A. New



Admn. Appr. \_\_\_\_\_

DIGEST SHEET

TITLE OF ORDINANCE Declaratory Resolution

DEPARTMENT REQUESTING ORDINANCE Department of Economic Development

SYNOPSIS OF ORDINANCE Tec-Hackett is requesting a tax abatement to construct a new 18,750 square foot pre-engineered structure. This structure will allow Tec-Hackett to remain competitive in today's market. Contingent upon Redevelopment approval.

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EFFECT OF PASSAGE This project will allow for the creation of 2 full-time positions, consisting of secretarial and warehouse persons.

EFFECT OF NON-PASSAGE Project will not take place therefore resulting in jobs not being created as well as hindering the progress of this company.

MONEY INVOLVED (DIRECT COSTS, EXPENDITURES, SAVINGS) \_\_\_\_\_

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ASSIGNED TO COMMITTEE (PRESIDENT) Donald J. Schmidt

BILL NO. R-94-04-30

REPORT OF THE COMMITTEE ON  
FINANCE  
CLETUS R. EDMONDS - DONALD J. SCHMIDT - CO-CHAIR  
ARCHIE L. LUNSEY  
DAVID C. LONG

WE, YOUR COMMITTEE ON FINANCE TO WHOM WAS

REFERRED AN (~~ORDINANCE~~) (RESOLUTION) designating "Economic  
Revitalization Area" Lot #33, Centennial Industrial Park (Tec-Hackett, Inc.)

HAVE HAD SAID (~~ORDINANCE~~) (RESOLUTION) UNDER CONSIDERATION  
AND BEG LEAVE TO REPORT BACK TO THE COMMON COUNCIL THAT SAID  
(~~ORDINANCE~~) (RESOLUTION) \_\_\_\_\_

DO PASS

DO NOT PASS

ABSTAIN

NO REC

*Cletus R Edmonds*  
*Samuel P. LaRue*  
*Donald J. Schmidt*  
*Archie Lunsey*

DATED: 4-26-94.

Sandra E. Kennedy  
City Clerk